

# HAINES COMMON COUNCIL

HAINES, ALASKA

3-19-52

Board Of National Missions  
% D. A. Schwab  
Haines House  
Haines, Alaska

Dear Sirs:

Throughout the winter the Haines Common Council have been endeavoring to locate a piece of land suitable for a garbage dump. We have had considerable correspondence with the U. S. Land Office and with private property owners regarding our dilemma but suitable locations were not available. We were not at all choosy, but access and location are all important in locating a garbage disposal area. We also asked the Alaska Department Of Health for their cooperation in this matter and due to the gravity of the situation they assigned Mr. Reynolds Young, District Sanitarian to this project. After considerable research by the Mayor's office, the Health Committee Chairman and Mr. Young the only feasible area for a garbage disposal location was found on Mission property. This matter was then taken up with Reverend D. A. Schwab, Director of Haines House and he looked with favor upon the suggestion. I do not have the description of the area in question by metes and bounds, but Reverend Schwab informed us that he would furnish the necessary information as to the location of the requested area. The tentative plan that the Haines Common Council would like to submit to the Board Of National Missions would include the following propositions. We would like to lease a piece of property from the Board in the area described by Reverend Schwab, and formerly used as a gravel pit, for the purpose of a garbage disposal area. In the event of an agreement the City would want jurisdiction as to maintenance etc. but the Haines House would reserve free access for themselves. Maintenance would be performed under rigid

# Haines Common Council

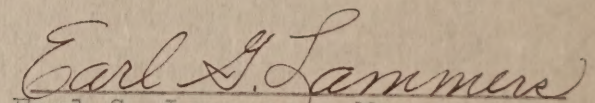
Haines, Alaska

page 2

regulations of sanitation as provided by Territorial Law and City Ordinance. This would include policing, smashing down of refuse by machinery and covering same with earth at required intervals. A gate would be installed so that promiscuous dumping would be discouraged other than on regular garbage disposal schedule under supervision.

The Town of Haines at this time is compiling data to be included in the new Health Ordinance in which the City intends to haul the City garbage with their own equipment on a regular schedule. With the construction of a new modern water and sewer system this summer and with the cooperation of the Alaska Department of Health, Alaska Native Service, the City Council and Haines House we are attempting to make Haines a better place to live in and the welfare of its inhabitants the prime motive in all our actions and deliberations. Hoping for favorable consideration of our request, I remain,

Yours very truly,

  
Earl G. Lammers - Mayor

*sent*

# Haines House

Haines, Alaska

Owned and operated by

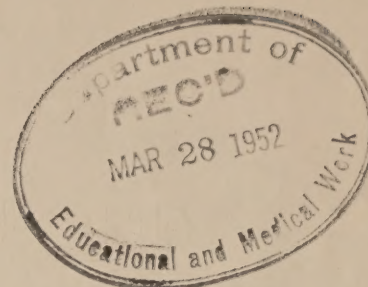
Board of National Missions  
of the

Presbyterian Church in the United States of America

Rev. Donald A. Schwab, Executive

March 24, 1952

Miss Katharine E. Gladfelter  
Board of National Missions  
156 Fifth Ave.  
New York 10, N.Y.



Dear Miss Gladfelter:

Mr. Reynolds Young, of the Alaska Department of Health recently paid us his annual visit of inspection, and while here talked over with me the problem of garbage disposal for the Town of Haines, and the possibilities. The Haines council has contacted me with reference to leasing a piece of our property (near the west end of town) for use as a garbage dump. You will recall that we have a large area there where gravel was removed to a depth of 10 ft or so, rendering that part of our property valueless, and that you and the executive took steps to either halt the hauling of gravel, or to sell it. Since the gravel has all been removed on parts of it it is now worth very little the way it is. The city proposal is to rent or lease this area, put in a bridge across the stream there, and a padlocked chain, for controlled garbage dumping. The city would want to maintain it in such a way that it would not be used for indiscriminate dumping, and to comply with the Alaska Dept. of Health's standards, which, by the way, would also insist on policing, smashing down of refuse and covering with earth at required intervals. It seems to me that we have nothing to lose in doing this, and also would be getting a part of a big hole filled up, and the property should be worth more to us at a later date, filled in.

I shall go over the matter with Mr. Mowry when he is here, but in the meantime want to acquaint you with the situation.

I have asked the Mayor to write the Board a letter, a copy of which I have in my files, which gives the details of their proposal. You will find it attached.

Very sincerely yours,

*Donald A. Schwab*

Prop  
Haines

RS  
Mr. Tribus - Property Department  
Miss Goddard - Ed. & Med.  
Haines House, Haines, Alaska

March 28, 1952

RAM  
Attached is a letter just received from Mr. Schwab of Haines House, together with a letter from the Mayor of Haines suggesting the proposed leasing of a piece of property to the town for use as a garbage dump.

We would appreciate it if you would let us have your advice concerning this. Please return correspondence with your reply.

FMC/as

Florence M. Goddard

*Miss Gladfelter*

INTER-OFFICE CORRESPONDENCE  
BOARD OF NATIONAL MISSIONS

TO Dept. of Educational & Medical Work-Miss Goddard  
FROM: Mr. L. H. Tribus  
RE: Haines House, Haines, Alaska

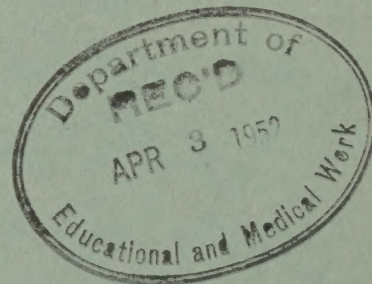
DATE April 2, 1952

I have read Mr. Schwab's letter of March 24, 1952 and can see no objection to leasing a portion of the property where gravel has been removed, to the City of Haines as a controlled dump providing Miss Gladfelter and Dr. Mowry also approve.

*L.H.T.*

Lucien H. Tribus  
Legal Counsel

LHT:D



2nd 4/21  
27  
April 7, 1952

AIRMAIL

My dear Mr. Schwab:

I have just seen your letter of March 24 about the proposed town garbage dump on the Board's property in Haines and am writing to ask for more information.

1 - Can you send us a sketch showing the location of the dump in relation to the triangle of our property formed by Main Street and the Haines Cut Off running up from the dock?

2 - How far is the proposed location from our buildings and the farm?

3 - What rent does the town suggest? Mr. Lammers has referred to a lease in his letter.

Please send us this information as quickly as possible as any such proposal as this must go through two Committees early in May before being placed before the Board the end of that month.

Very sincerely yours,

Katharine E. Gladfelter  
Secretary, Department of  
Educational and Medical Work

Rev. Donald A. Schwab  
Haines House  
Haines, Alaska

KEG:mhc  
cc: Mr. Tribus

# ALASKA DEPARTMENT OF HEALTH

C. EARL ALBRECHT, M. D.  
COMMISSIONER OF HEALTH  
REGISTRAR OF VITAL STATISTICS  
CENTRAL OFFICE  
P. O. BOX 1931  
JUNEAU, ALASKA

Juneau, Alaska

ROBERT L. SMITH, M. D.  
ASS'T COMMISSIONER OF HEALTH  
BRANCH OFFICE  
P. O. BOX 960  
ANCHORAGE, ALASKA

DISTRICT OFFICE  
P. O. BOX 1498  
KETCHIKAN, ALASKA

DISTRICT OFFICE  
P. O. BOX 750  
FAIRBANKS, ALASKA

April 7, 1952

Earl G. Lammers,  
Mayor  
Haines, Alaska

Honorable Mayor Lammers:

This will acknowledge receipt of copies of letters to the Board of National Missions and Mr. Hugh Wade, Area Director, Alaska Native Service forwarded to me by Mr. Kind, March 27, 1952.

In regard to the garbage dump, I believe the site located upon Mission property is the most desirable one available at this time. The letter to Mr. Schwab covers the selection, jurisdiction, and maintenance of the disposal area in a very satisfactory manner. However, in the event further correspondence on this subject becomes necessary, you may wish to point out the sanitary fill, which you propose, will fill the existing pit, reclaim the land and raise the value of the area in question. We should appreciate receiving a copy of the agreement between the city of Haines and the Board of National Missions when it becomes available.

Upon receipt of Mr. King's letter I contacted Miss Gertrude Wetzel, Hospital Facilities Consultant, Unit of Hospital Facilities regarding the status of the Health Center Project in Haines. Miss Wetzel informed me she would forward the available information concerning this project to you in the very near future.

I was very much interested in the letter to Mr. Wade, Area Director of the Alaska Native Service. The eleven houses Mr. Lyons and myself inspected were not fit for human habitation. Most of them were cluttered with beer bottles, cans, rubbish, without windows and were not provided with suitable means for disposal of sewage. The removal of these structures would be of benefit to the community of Haines.

Haines is proving itself to be one of the more progressive communities in Southeastern Alaska. With your new water system, sewerage disposal system and sanitary fill type garbage disposal area, you will certainly have taken positive steps to become a better municipality in which to live.

Mayor Lammers

-2-

April 7, 1952

I would like at this time to express my appreciation for the many courtesies extended me during my visit to your community. If we can be of further assistance to you in matters pertaining to sanitation, please do not hesitate to let us know.

Yours very truly,

Reynolds A. Young, Sanitarian  
Division of Sanitation & Engineering

RAY:lb

cc: Leonard King, City Clerk  
Miss Wetzel, Hospital Facilities Consultant

HAINES

Re: Garbage Dump

Proposal by Haines Common Council, April 18, 1952

"The City Council would like to make the following request of the Board.

That the Board grant the City of Haines a ten year lease on five acres of this land at one dollar a year. The boundaries and location to be described by Reverend Schwab, Director of Haines House. In return the City of Haines offers free use of the area to the Haines House for garbage disposal, (as the City would have a gate across the entrance) and also the City agrees to police the area as required by Territorial Law and City Ordinance. We are also offering fire and police protection to the Mission property along with the benefits of a new water and sewer system. It is the earnest desire of the City Government to improve the present conditions existing in our community and they serve without remuneration with the welfare of its inhabitants as their sole objective. In the past we have had splendid cooperation from the Board and we sincerely hope that this request will be given consideration as we have exhausted all other possibilities."

Yours very truly,

Leonard King,

City Clerk

Board Action - May 13, 1952

Memo to Mr. Tribus - December 3, 1952 Re: Garbage Dump, Haines, Alaska

"This is to ask you to bring us up to date on the question of an agreement with the City of Haines for the use of part of the Board's property for a garbage disposal project. I believe you are making arrangements to have a contract drawn up covering this and we would like to know whether this has been completed and if not what the present situation is."

Florence M. Goddard

Nothing further in File.

Mr. Tribus' Office has no contract.

# Haines Common Council

Haines, Alaska

4-18-52

APR 13 RECD  
HAINES HOUSE, HAINE ALASKA

Board Of National Missions Of The Presbyterian Church  
156 Fifth Ave.  
New York 10, N.Y.

Dear Sirs:

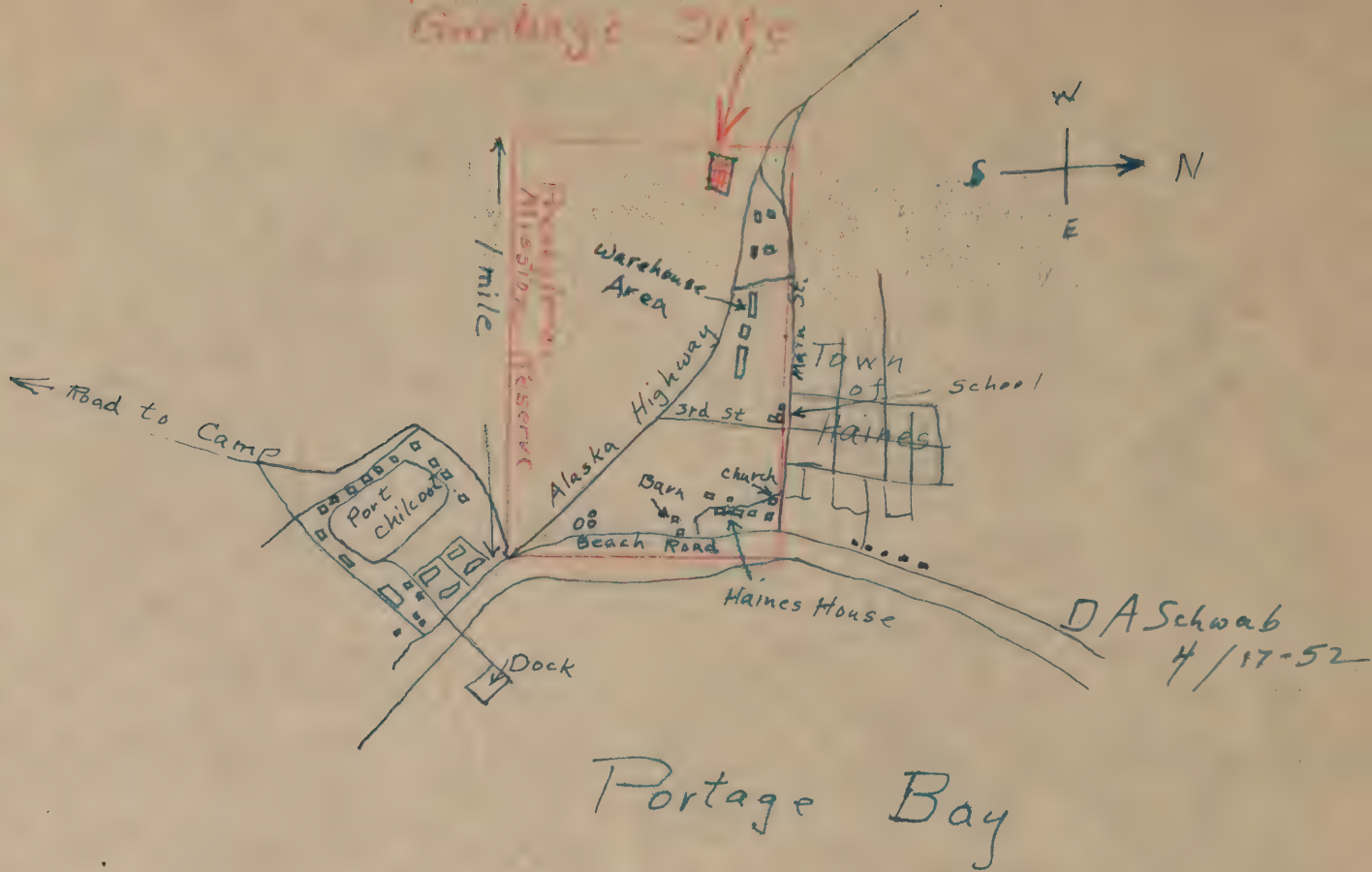
In a previous letter the City Of Haines has expressed a desire to acquire some property owned by the Board Of National Missions for the purpose of creating a garbage disposal site. You know doubt are acquainted with the fact that the location asked for is a series of pot holes excavated during construction of the Haines Highway and located adjacent to property owned by the Haines Airport Association. This area is predominately gravel and garbage fills with an earth covering will undoubtedly increase the value of the site in question.

[ The City Council would like to make the following request of the Board. That the Board grant the City Of Haines a <sup>51.11</sup> ten year lease on five acres of this land at one dollar a year. The boundaries and location to be described by Reverend Schwab, Director of Haines House. In return the City Of Haines offers free use of the area to the Haines House for garbage disposal, ( as the City would have a gate across the entrance ) and also the City agrees to police the area as required by Territorial Law and City Ordinance. We are also offering fire and police protection to the Mission property along with the benefits of a new water and sewer system. It is the earnest desire of the City Government to improve the present conditions existing in our community and they serve without remuneration with the welfare of its inhabitants as their sole objective. In the past we have had splendid cooperation from the Board and we sincerely hope that this request will be given consideration as we have exhausted all other possibilities. ]

Yours very truly,

*Ronald King*  
City Clerk

Proposed 5 Acre  
Garbage Site



SLC 28

SLC 29

USS

207

USS 1119  
KANSAS  
TOWNSHIP

SLC

USS VBA  
KANSAS  
TOWNSHIP

PRESBYTERIAN

USS 715

MISSION RECORD

SLC 33

SLC 3A

VOCAL

USS 2116

E

# Haines House

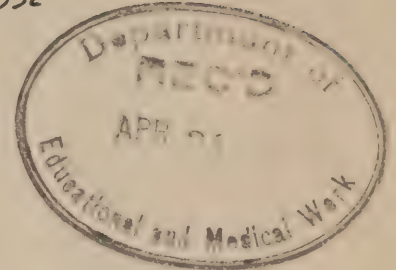
Haines, Alaska

Owned and operated by

Board of National Missions  
of the  
Presbyterian Church in the United States of America

Rev. Donald A. Schwab, Executive

April 18, 1952



Miss Katharine E. Gladfelter  
Board of National Missions  
156 Fifth Ave.  
New York 10, N. Y.

My dear Miss Gladfelter:

With reference to your letter of April 7 about the proposed city garbage dump, Mr. Mowry and I drove out to the proposed site but did not attempt to check it since it is under snow and water. We also talked with Mayor Lammers and several others on the City Council. You will find inclosed a sketch showing the approximate location, which is almost a mile from our buildings. It will be several hundred yards from the junction of Main Street and the Haines Cut-off at the west end of town.

We took up the matter of rent with the ones with whom we talked and Mr. Mowry asked them to submit a figure. At the meeting last night (after Mr. Mowry's departure) the City Council proposed a figure of \$1.00 a year lease, Inasmuch as this will improve the value of our land.

I note in Mr. King's letter which I inclose that they are asking for a ten year lease for the five acres. Mr. Mowry and I suggested that this be a five year lease renewable at the request of both parties. I'm also inclosing a copy of Reynolds A. Young's letter. I am happy to give the matter my hearty endorsement.

Very sincerely yours,

A handwritten signature in blue ink, appearing to read "D. A. Schwab".

*O.K.  
5 years only*

*This should be  
a license & not  
lease!*

Law  
F  
S  
AIRMAIL

April 22, 1952

My dear Mr. Schwab:

This is just a note to follow up my letter of April 7 relative to the proposed town garbage dump and ask you to let us have the information requested by return mail if a letter is not already on its way.

Any action to be taken will have to go through two committees which meet early in May and we are now beginning to prepare the actions which the Department will present.

Very sincerely yours,

Katharine E. Gladfelter  
Secretary, Department of  
Educational and Medical Work

Rev. Donald A. Schwab  
Haines House  
Haines, Alaska

KEG:mhc

2001  
165  
Mr. Tribus - Property Department  
Miss Goddard - Ed. & Med. Work  
Haines - proposed garbage dump for city

Prop  
Haines  
April 25, 1952

Please look over the attached correspondence and let us have your advice as to what recommendation should be made to the Board. Please return correspondence with your reply.

Florence M. Goddard

FMG/as

# INTER-OFFICE CORRESPONDENCE

## BOARD OF NATIONAL MISSIONS

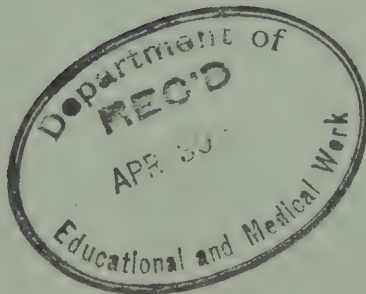
TO Dept.of Educational & Medical Work-Miss Goddard  
FROM: Mr. L. H. Tribus  
RE: Haines House, Haines, Alaska

DATE April 29, 1952

I have looked over the correspondence from the Rev. Donald A. Schwab pertaining to the establishment of the city garbage dump at Haines and I have no objection to granting the city a 5-year license with a renewal clause at the option of the Board providing we can work out a reasonably accurate description. We return herewith the correspondence attached to your memorandum of April 25, 1952.

*L.H.T.*  
Lucien H. Tribus  
Legal Counsel

LHT:D



SAW  
17  
May 1, 1952

My dear Mr. Schwab:

Your letter of April 18 enclosing the letter from the City Clerk, Mr. Leonard King, and also from the representative of the Sanitation Department, in regard to the land which the city wishes to lease for a garbage dump reached the office just as Miss Gladfelter was starting for a short field trip. She asked me to take this up with Mr. Tribus and indicated that she did not favor a ten year lease.

We have now consulted Mr. Tribus and he agrees that we should not lease for a longer period than five years. He also states that this arrangement should be a license and not a lease.

The first question to be cleared is a reasonably accurate description of the property involved, and we would ask you to secure this for us as soon as the land has been cleared of snow and water, so that the boundaries can be determined. In the meantime we shall take the necessary steps to submit the question to the Board at its meeting in May, and will let you know as soon as possible what action is taken.

Very sincerely yours,

Florence M. Goddard  
Assistant in the Department of  
Educational and Medical Work

Mr. D. A. Schwab  
Haines House  
Haines, Alaska

FMG/as

MEMORANDUM TO THE CABINET OF THE DIVISION OF MISSIONARY OPERATION

From: Department of Educational and Medical Work  
Date: May 13, 1952  
Category: Other Property Matters  
Project: Haines, Alaska

WHEREAS a request has been received from the City of Haines, Alaska to lease approximately five acres of the Board's property in Haines, Alaska for use as a city garbage dump, and

WHEREAS this land which is low and requires filling, is located almost a mile from Haines House buildings and would therefore not prove a menace to our property but rather improve it,

THAT the Board approve granting the City of Haines a license or lease for use of the property described below for five years at an annual rental of \$1.00 per year, subject to renewal at the option of the Board, and

THAT the proper officers of the Board be authorized to sign any necessary papers.

Approved 5-13-52 HSG.  
Cabinet Action:

Sec. \_\_\_\_\_ Date \_\_\_\_\_

*Approved by Board  
28-29/52*

32  
5/7  
June 3, 1952

My dear Mr. Schwab:

Upon recommendation of this Department the Board at its meeting May 28-29 approved the following action:

WHEREAS a request has been received from the City of Haines, Alaska to lease approximately five acres of the Board's property in Haines, Alaska for use as a city garbage dump, and

WHEREAS this land which is low and requires filling, is located almost a mile from Haines House buildings and would therefore not prove a menace to our property but rather improve it,

THAT the Board approve granting the City of Haines a license or lease for use of the property described below for five years at an annual rental of \$1.00 per year, subject to renewal at the option of the Board, and

THAT the proper officers of the Board be authorized to sign any necessary papers.

We understand that you are securing for us a description of this property and will send it to us with your recommendations as to terms to be included in the lease.

Very sincerely yours,

Katharine E. Cladfolter  
Secretary, Department of  
Educational and Medical Work

Rev. Donald A. Schwab  
Haines House  
Haines, Alaska

KDC/ C/gc

CC: Mr. L. M. Tribus

September 11, 1952

Garbage Dump

My dear Mr. Schwab:

This is just to let you know that your several letters of September 6 and 8 regarding various property matters have reached the office in Miss Gladfelter's absence.

We are glad to have the information concerning the agreement for the removal of gravel from the Board property and also the information for the lease for the property to be used by the city as a garbage dump.

We shall hold these together with the letters requesting the sale of lots for Miss Gladfelter to see upon her return.

Mr. Tribus will also return next week, and we shall then take the various questions up with him.

Very sincerely yours,

Florence M. Goddard  
Assistant in the Department of  
Educational and Medical Work

Mr. Donald A. Schwab  
Haines House  
Haines, Alaska

FMG:ab

105  
F.M. Goddard - Ed & Ned  
Garbage Dump - Haines, Alaska

October 1, 1952

With this we are sending you the letter which Mr. Schwab sent to us giving the legal description of the 1 acre location which the city is using for garbage disposal purposes. In his letter he refers to a map and it is our understanding that the map which he submitted in connection with the gravel pit is the one to which he refers. I believe you have a copy of this. If not, please let us know and we will see if we have anything further in our papers.

113  
We shall appreciate it if you take care of the drawing up of the contract for this garbage disposal agreement.

Florence M. Goddard

FVG/vb

Mr. Tribus- Legal Counsel  
Miss Goddard - Ed & Med  
Garbage Dump- Haines, Alaska

December 3, 1952

This is to ask you to bring us up to date on the question of an agreement with the city of Haines for the use of part of the Board's property for a garbage disposal project. I believe you are making arrangements to have a contract drawn up covering this and we would like to know whether this has been completed and if not what the present situation is.

Florence M. Goddard

FMG:vb

Complete

MAY 14 1956

DEPARTMENTAL CORRESPONDENCE  
Department of Educational and Medical Work  
Board of National Missions

TO: Miss Katharine Gladfelter

DATE: May 8, 1956

FROM: Allan H. Frank, Executive

STATION: Haines House

SUBJECT: Lease to Garbage Disposal Area

I was advised when I first came to Haines House that the plot of land where the town had been dumping its garbage was leased from the Mission. Dr. Armstrong mentioned to me at that time that the provisions of the lease were not being fulfilled. There is no copy of such a lease in our files, and I feel certain from a conversation that I had with a townsman that the Council itself does not have a copy.

One of the things that I wanted to discuss with you while you were in Alaska was this lease. Do you have a copy on file there? If so, may we have a copy of it?

Sincerely yours,

*A. H. Frank*

Allan H. Frank  
Executive

Mr. Tribus  
Miss Goddard  
Haines House, Haines, Alaska  
Garbage disposal agreement

May 14, 1956

When this letter came in from Mr. Frank I took up the question with Mrs. Doremus. I found in our files a memorandum of December 3rd/to you 1952 as follows:

"This is to ask you to bring us up to date on the question of an agreement with the City of Haines for the use of part of the Board's property for a garbage disposal project. I believe you are making arrangements to have a contract drawn up covering this and we would like to know whether this has been completed and if not what the present situation is".

I have a pencilled notation on the memo, "completed", but Mrs. Doremus was unable to find any agreement in the file. Perhaps you will be able to look into this when you are in Haines.

FMG:cmh

INTER-OFFICE CORRESPONDENCE

BOARD OF NATIONAL MISSIONS

TO Mr. Tribus  
FROM Miss Goddard  
RE: Haines House, Haines, Alaska  
Garbage disposal agreement

DATE May 14, 1956

When this letter came in from Mr. Frank I took up the question with Mrs. Doremus. I found in our files a memorandum of December 3rd/to you as follows: 1952

"This is to ask you to bring us up to date on the question of an agreement with the City of Haines for the use of part of the Board's property for a garbage disposal project. I believe you are making arrangements to have a contract drawn up covering this and we would like to know whether this has been completed and if not what the present situation is".

I have a pencilled notation on the memo, "completed", but Mrs. Doremus was unable to find any agreement in the file. Perhaps you will be able to look into this when you are in Haines.

FMG:cmh

Mr. Allan H. Frank

May 14, 1956

Florence M. Goddard

Haines House

Lease for garbage disposal area

Miss Gladfelter has asked me to reply to your letter of May 8th in regard to the lease for the garbage disposal area. We note that you say Dr. Armstrong told you that he did not believe that the terms of the lease were being fulfilled but that you can find no copy of the agreement in your files.

I have searched our files and do not find any copy of any agreement here either altho the Board took an action on May 29th, 1952 approving the request of the City of Haines for a lease for five years at \$1.00 a year for a five acre plot of land for garbage disposal.

The proposal which the City Council made and which was to be incorporated in the agreement was as follows:

"The City Council would like to make the following request of the Board.

That the Board grant the City of Haines a ten year lease on five acres of this land at one dollar a year. The boundaries and location to be described by Reverend Schwab, Director of Haines House. In return the City of Haines offers free use of the area to the Haines House for garbage disposal, (as the City would have a gate across the entrance) and also the City agrees to police the area as required by Territorial Law and City Ordinance. We are also offering fire and police protection to the Mission property along with the benefits of a new water and sewer system. It is the earnest desire of the City Government to improve the present conditions existing in our community and they serve without remuneration with the welfare of its inhabitants as their sole objective. In the past we have had splendid cooperation from the Board and we sincerely hope that this request will be given consideration as we have exhausted all other possibilities."

Yours Very truly,

Leonard King  
City Clerk

I find myself a little envious of Miss Gladfelter as she is preparing to take off for Alaska as it was just a year ago that I was making preparations for my trip, all of which I enjoyed greatly but one of the high spots was my stay at Haines House. Please give my best to all.

FMG:cmh

cc: Mr. Tri bus

**DEPARTMENTAL CORRESPONDENCE**  
**Department of Educational and Medical Work**  
**Board of National Missions**

COPY

**TO:** Mr. Allan Frank

**DATE:** May 14, 1956

**FROM:** Florence M. Goddard

**STATION:** Haines House, Haines, Alaska

**SUBJECT:** Lease for garbage disposal area

\* \* \* \* \*

I have searched our files and do not find any copy of any agreement here either altho the Board took an action on May 29th, 1952 approving the request of the City of Haines for a lease for five years at \$1.00 a year for a five acre plot of land for garbage disposal.

The proposal which the City Council made and which was to be incorporated in the agreement was as follows:

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Yours very truly,

Leonard King,  
City Clerk

\* \* \* \* \*

DEPARTMENTAL CORRESPONDENCE  
Department of Educational and Medical Work  
Board of National Missions

JUL 27 1956

TO: Miss Gladfelter  
*Gladfelter*  
FROM: Isabel Miller for Mr. Frank

DATE: July 23, 1956

STATION: Haines House

SUBJECT: Garbage Dump and Drainage

Mr. Muncaster came for me on Saturday to show me where the new pipeline road is backing up the water onto our land where it comes into the highway out near the warehouses. He had spoken about it earlier and Mrs. Frank and I had gone to look, but I was not just sure of where out line ran, so I was glad to have Mr. Muncaster follow through on his suggestion with a personal tour. But better still when he went to show me the office of Mr. McNamara who is in charge of the road construction, we found him in and did our talking right then. He assured us that a new culvert which would furnish better drainage was definitely in the road plans. Mr. Frank may need to check later.

While we were out, Mr. Muncaster drove on out to the dump to show me that the City has done nothing to clear it up, and also that they are still permitting individuals to dump there, even if they may not be using it for the contracted garbage. Mr. Muncaster said that he understood at the meeting held at his house in May that the City was to clear up the dump on our land immediately. I said that I would report it to you, but felt that it was as far as I should go, or probably Mr. Frank either, since we understood that land problems were to be handled through a local agent other than the executive.

CC: Mr. Frank

8/2  
Mr. Tribus  
Miss Gladfelter

July 27, 1956

Haines House, Haines Alaska  
Garbage and Drainage

I am hastening to send you the following information relative to the garbage dump and drainage on the Board's property in Haines, Alaska:

Mr. Lancaster came for me on Saturday to show me where the new pipeline road is backing up the water onto our land where it comes into the highway out near the warehouses. He had spoken about it earlier and Mrs. Frank and I had gone to look, but I was not just sure of where our line ran, so I was glad to have Mr. Lancaster follow through on his suggestion with a personal tour. But better still when he went to show me the office of Mr. McNamara who is in charge of the road construction, we found him in and did our talking right then. He assured us that a new culvert which would furnish better drainage was definitely in the road plans. Mr. Frank may need to check later.

While we were out, Mr. Lancaster drove on out to the dump to show me that the City has done nothing to clear it up, and also that they are still permitting individuals to dump there, even if they may not be using it for the contracted garbage. Mr. Lancaster said that he understood at the meeting held at his house in May that the City was to clear up the dump on our land immediately. I said that I would report it to you, but felt that it was as far as I should go, or probably Mr. Frank either, since we understood that land problems were to be handled through a local agent other than the executive."

What can we do to see to it that the Town of Haines lives up to its commitments! In the case of the drainage situation, perhaps a written statement could be secured from Mr. McNamara. The pipe line was a Federal project and the road is probably also such a project, at least in part, and so we might be able to secure some direct satisfaction.

In the case of the dump, is there anything we have promised the City which we can now hold up until they carry through on their promise to clear up this situation and see to it that there is no further dumping?

KW:to  
cc: Miss Willard  
Mr. Frank

Board of National Missions  
of the Presbyterian Church in the  
United States of America

156 Fifth Avenue, New York 10, N. Y.

July 31, 1956.

Re: Haines House, Haines Alaska  
Garbage and Drainage

Burke Riley Esq.  
Haines  
Alaska.

Dear Burke:

I have just received the following information from a unit of Educational and Medical work, by memorandum dated July 27, 1956:

" I am hastening to send you the following information relative to the garbage dump and drainage on the Board's property in Haines, Alaska:

'Mr. Muncaster came for me on Saturday to show me where the new pipeline road is backing up the water onto our land where it comes into the highway out near the warehouses. He had spoken about it earlier and Mrs. Frank and I had gone to look, but I was not just sure of where our line ran, so I was glad to have Mr. Muncaster follow through on his suggestion with a personal tour. But better still when he went to show me the office of Mr. McNamara who is in charge of the road construction, we found him in and did our talking right then. He assured us that a new culvert which would furnish better drainage was definitely in the road plans. Mr. Frank may need to check later.

While we were out, Mr. Muncaster drove on out to the dump to show me that the City has done nothing to clear it up, and also that they are still permitting individuals to dump there, even if they may not be using it for the contracted garbage. Mr. Muncaster said that he understood at the meeting held at his house in May that the City was to clear up the dump on our land immediately."

I recall also being advised by the Mayor that the garbage dump on our property was discontinued. We will appreciate it very much if you will investigate this situation and take such steps as may be necessary to get the city to clear up the dump and also to prevent individuals from dumping their garbage there. I do not believe you will have any difficulty with the City but I would like your advice on how to prevent the use of our property by individuals. I would think that most likely we should post the land and also put a chain across the entrance to the dump. I know that you will be able to handle both of these matters diplomatically and without antagonizing the City.


July 31, 1956

Burke Rile Esq.

Will you please prepare the Schnabel lease and send it on to me for review? If satisfactory I will then return it to you executed by the Board and you can have Mr. Schnabel execute all copies. Keep one for your files, the original for the Board file and one for Mr. Schnabel. Prepare the lease without provisions for an Alley.

I am very sorry that I missed you when you were in New York. Please let me hear from you at your earliest convenience.

Yours sincerely,

  
Lucien H. Tribus  
Legal Counsel

LHT:cp

cc: Mr. Thomas R. Cox

INTER-OFFICE CORRESPONDENCE  
BOARD OF NATIONAL MISSIONS

TO: Miss Gladfelter

FROM: Mr. Tribus

RE: Haines House, Haines, Alaska  
Garbage and Drainage

DATE July 31, 1956.

AUG - 1 1956

In answer to your memorandum of July 27 re Haines House, Haines Alaska - Garbage & Drainage, please be advised that I have written at once to Mr. Burke Riley our agent as per copy letter attached.

I will follow up this matter and try and get some definite action.

LHT:cp

*El. & Med.*

*Page 114*

NOV 7 1956

*Adm. Sec. 114*

November 5, 1956

RE: HAINES, ALASKA

*Property*

Burke Riley, Esq.  
Attorney at Law  
Haines, Alaska

Dear Mr. Riley:

Apparently no formal written garbage agreement was ever entered into between this Board and the City of Haines. Arrangements presumably were made orally by the Rev. Donald Schwab, former Director of Haines House, and the Mayor at that time. There is no record even of an agreement being entered into in the correspondence. What do you find in the municipal records?

Sincerely yours,

*L. H. T.*

Lucien H. Tribus  
Legal Counsel

LHT:D

cc: Dept. of Educational & Medical Work ✓

APR 14 1958

DEPARTMENTAL CORRESPONDENCE  
Department of Educational and Medical Work  
Board of National Missions

Reg  
H. A.

TO: Miss Katharine E. Gladfelter

DATE: April 8, 1958

FROM: William D. Wiley

STATION: Haines House, Haines, Alaska

SUBJECT: Garbage Disposal Dump

Recently, when I was at the city dump, which is presently located on mission property, I was amazed to find a car chassis, a jeep chassis, and many other items such as bed springs, old stoves, and heavy pieces which <sup>would</sup> not readily deteriorate.

I immediately called the Mayor, Mr. Searcy, and called his attention to the agreements of the lease, and asked if he could look up the lease in their files. Mr. Searcy and other members of the council have made a good effort at cleaning up the dump, and removing the car bodies. However, they can find no copy of their lease or agreement with the Board. We can find no copy of the lease in our files, and according to the copy of the enclosed letter to Mr. Frank, dated May 14, 1956, I presume you have no record in the New York Office.

However, as that letter stated, the Board took action on May 29th, 1952, approving the request of the City of Haines for a lease for five years at \$1.00 per year. According to this, if the lease was ever in existence, it would have expired last year.

I went to the City Council meeting last night with this information. At the present time, the city is trying to make arrangements for another garbage disposal and dump area. They feel it may be one or two months until final arrangements will be completed, and will be writing to you to request permission to continue dumping on Mission property for approximately two more months. With the cooperation of the last two weeks from the City Council in an effort to clean up the situation, I feel permission should be granted on the basis that after the final use, the City will completely clean up the dump area, covering it with nearby dirt and gravel. I felt this would be much more simple than to draw up a new lease for such a short period.

William D. Wiley

WDW:ec

# HAINES COMMON COUNCIL

HAINES, ALASKA

April 10, 1958.

RECEIVED

APR 28 1958

MORTGAGES & PROPERTY

Board of National Missions  
Of The Presbyterian Church in the  
United States of America  
156 Fifth Avenue  
New York 10, New York

Gentlemen:

We are writing in regards to the lease for a five acre plot of land to be used for a garbage dump. We cannot find our copy of this lease, and it is our understanding that the lease expired in the year 1957. We are asking your indulgence in that we may continue to use this plot of land for a garbage dump for approximately two more months.

We have located a suitable place for a garbage dump and are now negotiating for the use of it. We feel that all negotiations should be complete in approximately two months.

We greatly appreciate the privilege of having had this five year lease and you may be assured that when we cease to use your land as a garbage dump it will be properly covered and be in excellent condition.

Yours very truly,

HAINES COMMON COUNCIL

Edna Smith, City Clerk

MS  
X  
Mr. William D. Wiley

April 15, 1958

Lillian A. Windham

Baines House

Garbage Disposal Dump

This is just a note in Miss Gladfelter's absence to thank you for your memo of April 8 reporting on the situation at the garbage disposal dump. We are interested in knowing that the City Council is trying to make arrangements for another location and your letter will provide helpful background when the request which they are planning to send us is received.

LAW:md

430

Mr. Lucien H. Tribus  
Katharine E. Gladfelter  
Haines House, Haines, Alaska  
(Garbage Disposal Dump)

April 18, 1958

Attached are copies of recent correspondence from Mr. Wiley of Haines House relative to the garbage disposal dump on the Board's property which the City has been using.

If and when we receive any request from the City Council to continue dumping on the mission property for approximately two more months, we will forward it to you.

KEG:md  
Atts.

Katharine E. Gladfelter

APR 25 1958

INTER-OFFICE CORRESPONDENCE

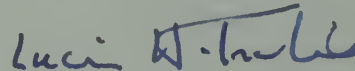
BOARD OF NATIONAL MISSIONS

TO Miss Katherine E. Gladfelter  
FROM Mr. Lucien H. Tribus  
RE: Haines House, Haines, Alaska  
(Garbage Disposal Dump)

DATE April 23, 1958

This acknowledges receipt of your memorandum of April 18, 1958.

I approve of giving the City Council a temporary license to dump garbage on the present tract but this time let us be sure that we have it in writing and signed by both parties.



Lucien H. Tribus  
Legal Counsel

LHT:D

5/22

198  
Mr. William D. Wiley

April 25, 1958

Katharine E. Gladfelter

Haines House

Garbage Disposal Dump

22  
The following comment has just been received from Mr. Tribus in reply to our report on your letter of April 8 about the garbage disposal dump.

"I approve of giving the City Council a temporary license to dump garbage on the present tract but this time let us be sure that we have it in writing and signed by both parties."

Please try to pin down the City Council relative to that request for continued dumping for a period of time, and when this request is secured send it in promptly to Mr. Tribus with a copy of your covering letter to us for our information.

KEG:md

May 5, 1958

RE: HAINES, ALASKA

Haines Common Council  
Haines  
Alaska

Att: Miss Edna Smith, City Clerk

Dear Miss Smith:

We are in receipt of your letter of April 10, 1958 (received April 23rd) regarding the continued use of the five acre tract of land owned by this Board by the City of Haines for a garbage dump. The Board hereby authorizes the use of said land by the City of Haines as a garbage dump for a further period terminating September 1, 1960. The City of Haines shall keep, save and hold harmless the Board of National Missions from any and all damages arising from the use of this land.

An extra copy of this letter is enclosed, which you will kindly sign and return to the writer as an indication of your acceptance of the above arrangement.

Sincerely yours,

Lucien E. Tribus  
Legal Counsel

D.  
Enc.  
cc: Dept. of Educational & Medical Work ✓

Edna Smith, City Clerk  
Haines Common Council

Date: May \_\_\_\_\_, 1958

11/5  
LEGAL COUNSEL--Mr. Lucien H. Tribus  
Katharine E. Gladfelter  
Haines, Alaska (Use of some of the Board's  
land as Garbage Dump)

October 2, 1958

W  
Our bring-up file has just produced the copy of your  
letter of May 5 to Miss Edna Smith, City Clerk in Haines,  
relative to the continued use of some of our land as a  
garbage dump to September 1.

Have you received word that the City has vacated these  
premises and left them in proper condition?

KEG:md

Katharine E. Gladfelter

Miss Gladfelter  
PS

11/10

October 14, 1958

RE: HAINES, ALASKA  
(Use of 5-acre tract by  
City of Haines for garbage  
dump)

Haines Common Council  
Haines  
Alaska

Att: Miss Edna Smith, City Clerk

Dear Miss Smith:

Under date of May 5, 1958 you were granted the continued use of five acres of land owned by this Board as a garbage dump for a further period terminating September 1, 1958. To date we have had no word from you to the effect that these premises have been vacated and left in good condition. Please let us hear from you at your earliest convenience advising whether this matter has been taken care of.

Sincerely yours,

Lucien H. Tribus  
Legal Counsel

D.  
cc: Dept. of Educational & Medical Work ✓

11/19  
Mr. L. S. Tribus  
Katharine E. Gladfelter  
Haines Property -- Alaska  
October 16, 1959

44  
BAG  
Has the City of Haines relinquished the garbage dump on our property and left the ground in good condition?

According to your letter of November 13, 1959 to Mrs. Edna Smith, City Clerk, our agreement terminated on September 1, 1959

Katharine E. Gladfelter

KEG:tc

NOV 4 1959


INTER-OFFICE CORRESPONDENCE

BOARD OF NATIONAL MISSIONS

TO Miss Katherine E. Gladfelter  
FROM Mr. Lucien H. Tribus  
RE: HAINES, ALASKA

DATE October 30, 1959

I have not been able to get any word from the City of Haines with regard to the garbage dump. However, the agreement terminates of its own nature. I would appreciate your investigating this situation if you have time to do so while you are in Haines.

  
Lucien H. Tribus  
Legal Counsel

LHT:D

11/24

BAG

Mr. William D. Wiley

November 6, 1959

Leslie H. Correal

Haines House

Garbage Dump Agreement

As you undoubtedly know, in November of last year, the City of Haines was granted the continued use of five acres of land owned by the Board as a garbage dump for a further period terminating September 1, 1959. Our Legal Office advises that to date they have been unable to secure any word from the City of Haines with regard to the garbage dump. Can you advise us whether they relinquished the use of this property and left the ground in good condition?

LHC:tc

*Miss Gussfelter*  
*11/15*  
*DD*

10/15

November 13, 1958

Re: Haines, Alaska  
(Garbage Dump Agreement)

Mrs. Edna Smith  
City Clerk  
Haines, Alaska

Dear Mrs. Smith:

Thank you for your letter of November 4, 1958. We will be happy to extend to the City of Haines the current agreement dated May 5, 1958 and consented to by the Haines Common Council on May 13, 1958, until September 1, 1959 with the understanding that when the City relinquishes the use of this property it will leave it in good condition.

Please sign the enclosed copy of this letter provided for your convenience and return it to this office so that we will both have a record of this transaction.

Sincerely yours,

*L. A. Tribus*  
Lucien M. Tribus  
Legal Council

LET:J  
Enc.  
cc: Dept. of Educational & Medical Work

---

Edna Smith, City Clerk  
Haines Common Council

Date: November \_\_\_\_, 1958

NOV 23 1959

**DEPARTMENTAL CORRESPONDENCE**  
**Department of Educational and Medical Work**  
**Board of National Missions**

6A5

**TO:** Leslie H. Correal

**DATE:** November 17, 1959

**FROM:** William D. Wiley

**STATION:** Haines, Alaska

**SUBJECT:** Garbage Dump Agreement

I discussed the garbage dump situation with Miss Gladfelter when she was here, and she even took pictures of the dump. I think she is therefore fully prepared to advise the legal office on this subject. I did attend the October City Council meeting, and reminded them that the agreement was expired, and asked what the present plans were, but got very little satisfaction from them.

WDM:ec

*William D. Wiley*

BAD  
He  
Mr. Lucien H. Tribus  
Katharine E. Gladfelter  
Garbage Dump, Haines, Alaska

November 27, 1959

During my recent visit at Haines House Mr. Wiley took me twice to see the town's garbage dump on our property, and on the second visit I took several pictures of the dump. Two slides showing the very unsatisfactory condition of the place are now attached.

Mr. Wiley told me that the city had made some half-hearted attempts to find another location, but that nothing positive had been done to date. In the meantime, our agreement has expired and dumping is continuing. Personally, I feel strongly that we should ~~raise~~ to renew the agreement, that we should ask the city to level the area, as I believe was agreed to in the original contract, and that we should instruct Mr. Wiley to put logs, and possibly a chain, across the road to prevent continued and unauthorized dumping. The dump is actually a very unsightly place, and I really think that it will be very unwise to permit its continued use, and so encourage the discontinuance of what could easily become a public nuisance.

KEG:md  
Atts.  
cc: Mr. Wiley

Ed. & Med.

WS

December 7, 1959

RE: HAINES, ALASKA  
(Garbage Dump)

Mr. William D. Wiley, Director  
Haines House  
Haines, Alaska

Dear Mr. Wiley:

Miss Gladfelter has reminded me of the termination of the City dump contract with the City of Haines, Alaska. She brought back some photographs showing the unsavory condition and also advised me that the City had done nothing positive about finding another site. I have a signed agreement from the City terminating the dump contract as of September 1, 1959. I think that it would now be in order for you to see that two posts and a stout chain are erected across the entrance of the dump. We do not want our property to become a public nuisance. I also would give consideration to putting a sign 'PRIVATE PROPERTY - NO DUMPING' in a prominent spot.

Sincerely yours,

LNJ  
Lucien H. Tribus  
Legal Counsel

LHT:D

cc: Miss Katherine E. Gladfelter ✓

Ed. & Med.  
183  
3/10  
December 7, 1959

RE: HAINES, ALASKA  
(Garbage Dump)

Mr. John D. Dobler  
Dobler Insurance Agency  
P.O. Box 162  
Haines, Alaska

Dear Mr. Dobler:

We have been assured several times by the City of Haines that they would cease dumping garbage on Board property. A recent visit by Miss Katherine E. Gladfelter, however, indicates that this unsatisfactory situation has not been cleared up. We have a signed statement from Edna Smith, the City Clerk, indicating that the agreement terminated as of September 1, 1959.

I am requesting Mr. William D. Wiley, the Superintendent at Haines House, to put up two posts and a chain across the entrance of the building. We trust that the City will level the mounds and make the property more presentable. Anything you can do to help will be greatly appreciated.

Sincerely yours,

L. H. T.  
Lucien H. Tribus  
Legal Counsel

LHT:D

cc: Miss Katherine E. Gladfelter ✓  
Mr. William D. Wiley

✓  
2  
BTD  
Mr. Lucien H. Tribus  
Katharine M. Gladfelter  
Garbage Dump  
Haines, Alaska

Prop  
H. H.  
February 24, 1960  
(Dictated 2-19-60)

I talked with Mr. Wiley while he was here about the question of the garbage dump and he told me that the city had promised to level it in the spring.

There is now too much snow and the ground is too frozen for any work to be done.

KEG:md

Dictated by Miss Gladfelter  
but signed in her absence

cc: Mr. Wiley

*Prop. Lng.*

*Prop*

*H.H.*

*G.O.*

16  
May 26, 1960

Mr. Lucien Tribus  
Board of National Missions  
United Presbyterian Church in the USA  
475 Riverside Drive  
New York 27, New York

Dear Mr. Tribus:

RE: Garbage dump

After receiving your letter of December 7th concerning the garbage dump at Haines, I informed the City Council that I had instructions from you to close off the dump, and that it should be leveled and covered. The city maintenance man stated that it would be impossible to put the dump in proper condition until the snow was gone this spring. Before I left home for my vacation in February, I left a request for the City to put up a snow barricade across the dump entrance. However, this request was lost, and therefore never got into the hands of the city officials, and nothing more was done until this spring. I allowed approximately a month after the snow was gone, and when the dump area was still not cleaned up, I notified the city that we were proceeding to close off the dump as per your instructions. Approximately two weeks ago, we placed logs across the entrance, and placed a private property - no dumping sign in the middle of the road. At the time of this writing, the dump is in approximately the same condition as when Miss Gladfelter saw it last fall, only with an additional six month's dumping on it.

I submit this as my final report to you on the garbage dump, and presume that all letters from here on will be carried on through Mr. Dobler, as your real estate agent, or some other party. Actually in looking back, I feel such matters as this should never have been the responsibility of the home, especially since the property involved has never benefitted the home, and since it has always created additional public relations problems for the home.

Sincerely yours,

William D. Wiley, Director

WDW:ec

CC: Miss Gladfelter

Mr. Dobler

Haines City Council

*dictated by Mr. Wiley  
but not read*